



GAIL FARBER, Director

COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

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June 14, 2010

IN REPLY PLEASE

REFER TO FILE: PJ-2

TO: Each Supervisor

FROM: Gail Farber 
Director of Public Works

**ITEM NO. 44 - JUNE 15, 2010, AGENDA
AWARD CONSULTANT SERVICES AGREEMENTS
MARTIN LUTHER KING, JR. MEDICAL CENTER REPLACEMENT PROJECT**

Item No. 44 on your Board's June 15, 2010, agenda recommends delegating authority to the Director of Public Works to execute consultant services agreements for project/construction management services and document/project controls services in not-to-exceed amounts of \$10 million and \$5 million, respectively. Delegated authority is being requested in order to expedite the award of these contracts and allow the consultant services to immediately begin support of the overall goal of achieving the aggressive schedule for construction and re-opening of the hospital. By requesting delegated authority, we expect to have these consultants working approximately five weeks sooner than if we had followed the traditional approach of finishing fee negotiations prior to filing a Board letter.

The consultants for each of these two contracts were selected through a Request for Proposals process, including both written proposals and oral interviews. They were evaluated by a team of County staff including members from the Chief Executive Office, Departments of Health Services and Public Works. The highest ranked firm in each of the two selections was a joint venture. For the project/construction management contract, the selected team, MLK Partners, is a joint venture between Jacobs Engineering; Jenkins/Gales & Martinez; and Jensen & Associates. The highest ranked team for document/project controls is a joint venture consisting of Gafcon, Sharepoint 360, and CADFORCE (Gafcon).

We are presently in the final stages of negotiating the fee and scope of services for each of these two contracts. We expect to conclude negotiations with MLK Partners this week and authorize them to proceed immediately thereafter. They will begin a number of services, including helping finalize the scoping documents for the selection of design-builders for the Inpatient Tower and MACC projects, developing site logistics plan and conducting schedule reviews, managing make-ready construction, etc.

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We expect to complete fee negotiations with MLK PC next week, and authorize them to begin work immediately thereafter on detailed project schedules, setting up the project office, and the electronic document control systems for the project team. By seeking delegated authority to award rather than requesting that your Board award specifically to these firms, we retain the ability to break off fee negotiations and negotiate with the next highest ranked firm if we are unable to come to terms with either of the highest ranked firms.

It is essential that all of these services progress as quickly as possible. Prequalification packages have been submitted by design-builders for both the Inpatient Tower and MACC projects over the past two weeks and these are presently being evaluated. We expect to establish a shortlist of prequalified firms for each project by early July and in August to solicit technical and cost proposals for the Inpatient Tower followed shortly by the MACC.

Attached for your information are the lists of consultants that responded to the Request for Proposals and their final ranking.

If you have any questions regarding this matter, please contact me or your staff may call David P. Howard, Assistant Deputy Director, at (626) 300-2300.

DPH:ne

u:/pmdl/pmdladmin/Dave/MLKJune14BoardMemo.docx

Attach.

cc: Chief Executive Office (William T Fujioka, Jan Takata)
County Counsel (Lichtenberg)
Department of Health Services (Carol Meyer)

PM/CM Services for MLK:

1. MLK Partners (Jacobs/Jenkins/Gale & Martinez/Jensen)
2. Turner (in association with TEC and EW Moon)
3. MLKMC Partners (URS, McKissack & McKissack, Simpson & Simpson)

Firms that submitted proposals and were not shortlisted:

Altus Page Kirkland
Angelos Construction
Heery
HSA Community Partners (AIM/Del Richardson & Associates/Harris & Associates/STV)
Parsons
South LA Health Care Partnership (Forster/APSI/Citadel/Vanir)

Document Control/Project Control for MLK:

1. Gafcon//Sharepoint360/CADFORC
2. Southern California Controls Group (Joint Venture: Simpson & Simpson Management Consulting, Inc. and Management Specialty Services, Inc.)
3. KDG (Joint Venture: KDG Development & Construction Consulting, Simplex Construction Management, and Hill International)